

REQUEST FOR INFORMATION (RFI)

For Disposal of certain properties acquired by IDOT for the South Suburban Airport Project

RFI Issue Date: November 17, 2004

Information Due Date: January 14, 2005

Information Due Time: 1 p.m. Central Time

Questions regarding general Request for Information (RFI) procedures should be directed to: Christine Cochran SSA Project Office 4749 Lincoln Mall Drive, Suite 501 Matteson, IL 60443 Phone: 708-283-3636 Fax: 708-283-3608 cochraneca@dot.il.gov	Send or deliver an original and one copy of your Request for Information (RFI) response by due date and time to: Christine Cochran SSA Project Office 4749 Lincoln Mall Drive, Suite 501 Matteson, IL 60443 Comments may also be sent by e-mail to 3RDAIRPORT@dot.il.gov OR cochraneca@dot.il.gov
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Completed by:

Name

Representing (if applicable)

Address

City, State, Zip

Telephone Number

E-mail address

REQUEST FOR INFORMATION (RFI)

We would like to thank you in advance for reviewing this RFI and assisting us in this effort. We intend to use the information you supply to help us shape the strategy for disposition of certain properties. It is our intent to collect as much information as possible through the response to the RFI, although it may not be the only information used in formulating our eventual decision. This RFI is for information and planning purposes only. We invite input from real estate professionals, local community leaders and officials and interested citizens of the area. A decision for disposal is anticipated within 60 days of the close of the response due date.

The purpose of this RFI is to receive feedback in regards to the Illinois Department of Transportation (IDOT) disposition of certain properties acquired by IDOT for the South Suburban Airport (SSA) Project. These properties have been removed from the airport site boundary and are no longer required for aeronautical purposes. The specific properties located in and near the Heatherbrook Estates subdivision are comprised of approximately 46.341 acres in Section 28 zoned Residential (R-2), and approximately 16.143 acres in Section 21 zoned Agricultural (A-1), all in Monee Township, Will County, Illinois. The attachments to this RFI show detailed maps with locations of the properties marked on them for your information.

As part of the RFI process, IDOT is seeking specific comments concerning a variety of issues; including, but not limited to, the following:

1. Disposal of the properties;
2. Future development of the subject parcels;
3. Impact of property values of the surrounding and adjacent properties upon disposal; and
4. Compatibility with long range and/or comprehensive plans for local surrounding communities.

The Department intends to maximize the return to the State of Illinois in a way that minimizes any impacts on the remaining subdivision property and the adjacent communities. In this vein, the Department intends to preserve the deed restrictions and covenants in future conveyances after a decision is made on how to proceed.

The State's ultimate goal is to develop a strategy for disposition of these properties that best benefits the citizens of Illinois. For more information about the South Suburban Airport Project, you can access the project's website at the following link:

www.southsuburbanairport.com

We would appreciate if you would submit your response to this RFI in the following format:

- Cover Page
 - Name
 - Address
 - Contact information
- Response to the substance of this RFI (any comments or suggestions you might have)
- Brochures and/or other literature you think would be useful to the Department in formulating our strategy.

All information included in the RFI will be kept confidential by the State to the extent permitted by law. Please note that we cannot reimburse you for any expenses associated with responding to this RFI, but we do appreciate your efforts and value your input.

In conclusion, the RFI is intended to promote discussions with interested individuals, firms and groups to develop an effective strategy for the Illinois Department of Transportation. We welcome your responses to the specific requests stated in the RFI and any additional input that you think would be beneficial.

PARCEL LEGAL DESCRIPTIONS

Parcel: 099MONE214001

That portion of a tract of land conveyed by Trustee's Deed per Document R94-054097 further described as that part of the Southeast Quarter of Section 21, Township 34 North, Range 13 East of the Third Principal Meridian, in Will County, Illinois; described as follows:

Commencing at the southeast corner of the Southeast Quarter of said Section 21; thence South 88 degrees 55 minutes 16 seconds West (bearings based on the East Zone of the Illinois State Plane Coordinate System, North American Datum of 1983, 1997 adjustment) along the south line of said Southeast Quarter 150.00 feet to the point of beginning; thence continuing South 88 degrees 55 minutes 16 seconds West along said south line 1124.47 feet; thence North 44 degrees 13 minutes 42 seconds East 654.77 feet; thence northeasterly 946.77 feet along a tangential curve to the right having a radius of 1818.05 feet, the chord of said curve bears North 59 degrees 08 minutes 50 seconds East 936.11 feet to the east line of the Southeast Quarter of said Section 21; thence South 00 degrees 51 minutes 36 seconds East along said east line 875.36 feet to the northeast corner of property conveyed to the Chicago and Southern Traction Company per Deed recorded in Book 427, page 565; thence South 70 degrees 30 minutes 29 seconds West along the northwesterly line of lands conveyed per Deed aforesaid 158.30 feet to the point of beginning.

Said parcel containing 16.143 Acres, more or less.

Parcel: 099MONE281016

PIN: 14-28-176-006-0000

LOT 18 IN HEATHERBROOK ESTATES SUBDIVISION, UNIT 1, BEING A SUBDIVISION OF PART OF HOUSINGER'S SUBDIVISION OF PART OF LOTS 1 AND 7 IN OGDEN'S SUBDIVISION OF RACON RESERVE AND PART OF LOT 1 IN OGDEN'S SUBDIVISION IN TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 1, 1990 AS DOCUMENT R90-6131, AND CERTIFICATE OF CORRECTION RECORDED MAY 8, 1990 AS DOCUMENT R90-024444, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE282009

PIN: 14-28-201-008

LOT 63 IN HEATHERBROOK ESTATES UNIT NO. 3, A SUBDIVISION OF PART OF THE SOUTH ½ OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE282011

PIN: 14-28-201-010-0000

LOT 65 IN HEATHERBROOK ESTATES UNIT NO.3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THERE OF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE282012

PIN: 14-28-201-011-0000

LOT 66 IN HEATHERBROOK ESTATES UNIT NO. 3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE282013

PIN: 14-28-201-012-0000

LOT 67 IN HEATHERBROOK ESTATES UNIT NO.3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel Number 099M0NE282023

PERMANENT TAX NUMBER: 21-14-28-201-018

LOT 77 IN HEATHERBROOK ESTATES, UNIT THREE, A SUBDIVISION OF PART OF SOUTH ½ OF THE NORTHEAST ¼ OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992, AS DOCUMENT R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993, AS DOCUMENT R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE282025

PIN: 14-28-202-006-0000, 14-28-202-005-0000 & 14-28-202-007-0000

LOTS 79, 80 & 85 IN HEATHERBROOK ESTATES UNIT NO.3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE282034

PINs: 14-28-202-010-0000 & 14-28-202-011-0000

LOTS 88 & 89 IN HEATHERBROOK ESTATES UNIT NO.3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE282038

PINs: 14-28-202-014-0000, 14-28-202-015-0000 & 14-28-202-016-0000

LOTS 92, 93 & 94 IN HEATHERBROOK ESTATES UNIT NO. 3, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 6, 1992 AS DOCUMENT NO. R92-78510, AND CERTIFICATE OF CORRECTION RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER R93-22400, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE283024

PIN: 14-28-301-003-0000

LOT 3 IN HEATHERBROOK ESTATES SUBDIVISION, UNIT ONE, OF PART OF HOUSINGER'S SUBDIVISION OF PART OF LOTS 1 AND 7 IN OGDEN'S SUBDIVISION OF RACCOON RESERVE AND PART OF LOT 1 IN OGDEN'S SUBDIVISION, IN SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 1, 1990, AS DOCUMENT R90-6131, AND CERTIFICATE OF CORRECTION RECORDED MAY 8, 1990, AS DOCUMENT R90-24444, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE283032

PIN: 14-28-301-010

LOT 11 IN HEATHERBROOK ESTATES SUBDIVISION, UNIT 1, BEING A SUBDIVISION OF PART OF HOUSINGER'S SUBDIVISION OF PART OF LOTS 1 AND 7 IN OGDEN'S SUBDIVISION OF RACCOON RESERVE AND PART OF LOT 1 IN OGDEN'S SUBDIVISION IN TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 1, 1990 AS DOCUMENT R90-6131, AND CERTIFICATE OF CORRECTION RECORDED MAY 8, 1990 AS DOCUMENT R90-024444, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE283049

PIN: 14-28-300-018-0000

LOT 4 (EXCEPT THE NORTH 330 FEET THEREOF, AND EXCEPT THE EAST 528 FEET THEREOF, AND ALSO EXCEPT THAT PART USED OR DEDICATED FOR PUBLIC ROADS) OF OGDEN'S SUBDIVISION OF RACCOON GROVE RESERVE, AS PER THE PLAT RECORDED JUNE 25, 1851 IN BOOK U AT PAGE 285 AS DOCUMENT NUMBER 11280 IN TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE283077

PINs: 14-28-302-043-0000 & 14-28-302-031-0000

LOTS 117 & 118 EXCEPTING FROM SAID LOT 117 THE LAND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 117; THENCE SOUTH 00 DEGREES 12 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 117 A DISTANCE OF 175.00 FEET; THENCE NORTH 09 DEGREES 03 MINUTES 56 SECONDS WEST 162.54 FEET TO A POINT ON THE NORTHEASTERLY LINE OF SAID LOT 117; THENCE NORTH 61 DEGREES 06 MINUTES 41 SECONDS EAST 30.0 FEET TO THE POINT OF BEGINNING, IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-1 13035, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE284004

PIN: 14-28-402-014-0000

LOT 102 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-1 13035, IN WILL COUNTY, ILLINOIS.

Parcel: 099M0NE284006

PINs: 14-28-402-009-0000, 14-28-402-010-0000, 14-28-402-012-0000 & 14-28-402-011-0000

LOTS 97, 98, 99 & 100 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-1 13035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE284014

PIN: 14-28-401-003-0000

LOT 138 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-113035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE284017

PERMANENT TAX NUMBER: 21-14-28-326-006; 21-14-28-326-007; 21-14-28-401-006

LOTS 127, 128 & 135 IN HEATHERBROOK ESTATES, UNIT 4, BEING A SUBDIVISION OF PART OF SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20TH, 1994 AS DOCUMENT R94-113035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE284020

PINs: 14-28-401-010-0000 & 14-28-401-009-0000

LOTS 131 & 132 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-113035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE284023

PINs: 14-28-402-004-0000, 14-28-402-005-0000 & 14-28-402-006-0000

LOTS 105, 106 & 107 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-113035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE284028

PIN: 14-28-402-001-0000

LOT 110 IN HEATHERBROOK ESTATES SUBDIVISION UNIT 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1994 AS DOCUMENT R94-1 13035, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE294044

PINs: 14-29-401-018-0000 AND 14-29-401-011-0000

PARCEL 1:

THAT PART OF LOT 3, IN OGDEN'S SUBDIVISION OF RACCOON GROVE RESERVATION IN TOWNSHIP 34 NORTH AND RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK "U", PAGE 285, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE LAND DESCRIBED IN DEED RECORDED AS DOCUMENT NO. R67-9202; THENCE NORTH 170 FEET, (ALONG THE WEST LINE OF THE LAND DESCRIBED IN SAID DEED R67-9202) TO THE NORTHWEST CORNER OF THE LAND DESCRIBED IN SAID DEED R67-9202; THENCE WEST, ALONG THE SOUTH LINE OF THE LAND CONVEYED BY DEED RECORDED AS DOCUMENT NO. R67-9502, A DISTANCE OF 30 FEET; THENCE SOUTH, ALONG A LINE PARALLEL TO THE EAST LINE OF THE LAND DESCRIBED HEREIN, A DISTANCE OF 170 FEET; THENCE EAST TO THE POINT OF BEGINNING, IN WILL COUNTY, ILLINOIS.

PARCEL 2:

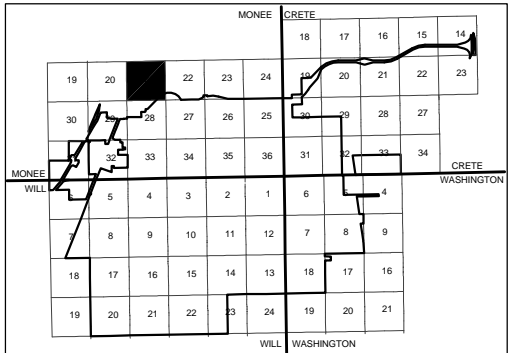
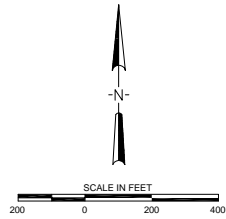
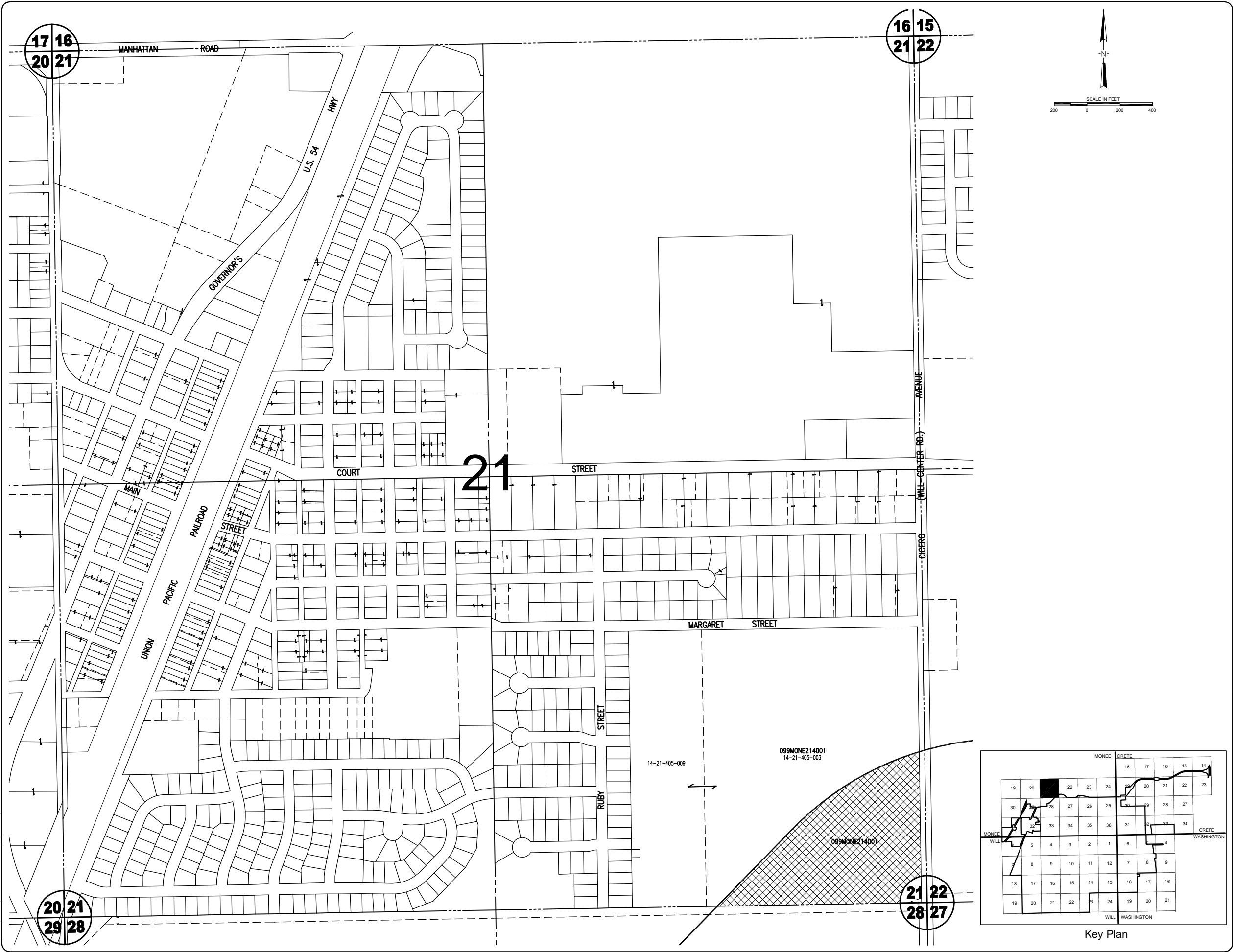
THE SOUTH 170 FEET OF THE NORTH 470 FEET, AS MEASURED ON THE EAST LINE THEREOF, OF THE EAST 240.0 FEET OF LOT 3, IN OGDEN'S SUBDIVISION OF RACCOON GROVE RESERVATION, IN TOWNSHIP 34 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK U, PAGE 285, IN WILL COUNTY, ILLINOIS.

Parcel: 099MONE294047

PIN: 14-29-401-009

THAT PART OF LOT 3, IN OGDEN'S SUBDIVISION OF RACCOON GROVE RESERVATION, LOCATED IN TOWNSHIP 34 NORTH, AND IN RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK "U", PAGE 285, DESCRIBED AS FOLLOWS: THE NORTH 100 FEET AS MEASURED ALONG THE EAST LINE OF SAID LOT 3, OF THE EAST 400 FEET OF SAID LOT 3, IN WILL COUNTY, ILLINOIS.

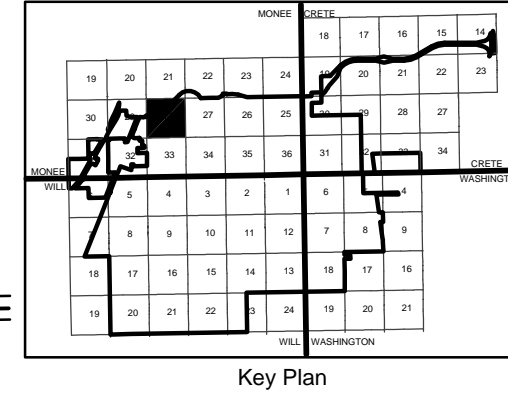
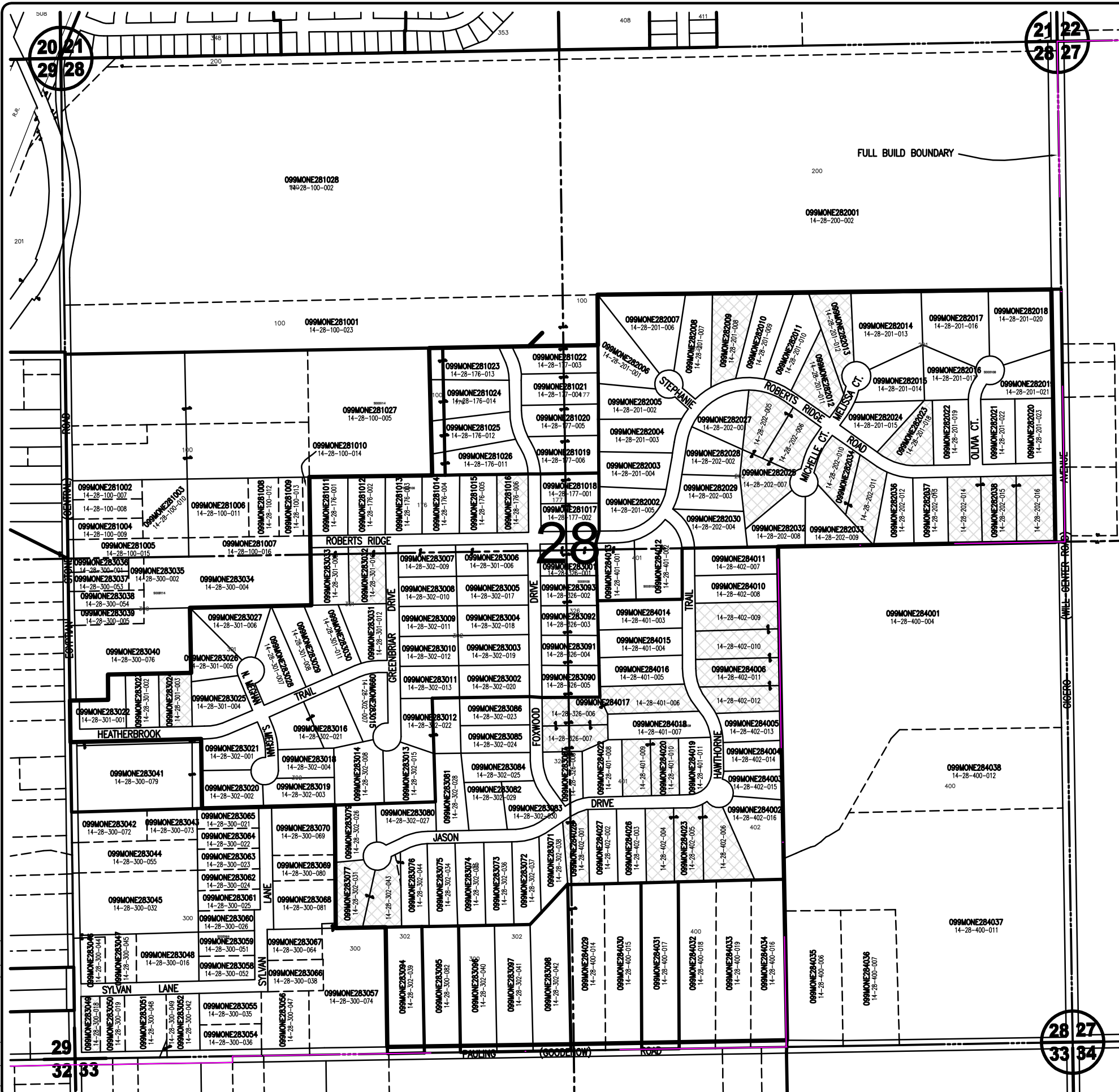
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Key Plan

REVISION	
DATE	
ILLINOIS DEPARTMENT OF TRANSPORTATION	
South Suburban Airport	
14-21-405-009	099MONE214001
14-21-405-003	089MONE214001
HANSON	
Hanson Professional Services, Inc. 1525 South State Street Springfield, Illinois 62760-2886 PH: 217.244.4444	
EXHIBIT A PROPERTY LINE MAP SECTION 21 MONEE TOWNSHIP T34N, R13E, 3RD PM	
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REVISION	
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ILLINOIS DEPARTMENT OF TRANSPORTATION	
South Suburban Airport	
Hanson	
Hanson Professional Services, Inc. 1525 South State Street Springfield, Illinois 62703-2986 Phone: 217/244-4444	
EXHIBIT A PROPERTY LINE MAP SECTION 28 MONE TOWNSHIP T34N, R13E, 3RD PM	
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